

**41 Grove St, Lilyfield, NSW, 2040**

**BresicWhitney**

**House For Sale**

Thursday, 24 October 2024

41 Grove St, Lilyfield, NSW, 2040

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



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## **Courtyard house in convenient position at village heart**

A character-filled courtyard house with elegant period details, this light-filled residence is a comfortable retreat in a convenient village position. Set within walking distance of parks, schools, and the vibrant dining scenes of Rozelle and Leichhardt, it puts you on the doorstep of Light Rail links, Callan Park and Sydney College of the Arts, and the weekend markets. Within Orange Grove Public School catchment.

### **Highlights**

- \* Thoughtful updates, quality presentation
- \* Polished timber floorboards, high ceilings
- \* French doors to the wrap-around courtyard
- \* Contemporary gas & stainless steel kitchen
- \* Spacious open living, vast basement/cellar
- \* Generous bedrooms, built-ins, roof storage
- \* Bathroom with tub & full adjoining laundry
- \* Secure parking, roller door & rear laneway
- \* Central heating, split A/C & ceiling fans
- \* Steps to Light Rail, parklands & Norton St